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UNITED STATES DISTRICT COURT
EASTERN DISTRICT OF CALIFORNIA, FRESNO DIVISION

11 METROPOLITAN LIFE INSURANCE
 COMPANY, a New York corporation,

Plaintiff,

13 vs.
 14

ACDF, LLC, a California limited liability
company, et al.,

Defendants.

- Affects All Cases
- Affects Metropolitan Life Ins. Co. v. ACDF, LLC, et al., 1:24-cv-01261
- Affects Metropolitan Life Ins. Co. v. FNF Farms, LLC, et al., 1:24-cv-01226
- Affects Metropolitan Life Ins. Co. v. C & A Farms, LLC, et al., 1:24-cv-01230
- Affects Metropolitan Life Ins. Co. v. Maricopa Orchards, LLC, et al., 1:24-cv-01231
- Affects Brighthouse Life Ins. Co. v. Kamm South, LLC, et al., 1:24-cv-01232
- Affects Brighthouse Life Ins. Co. v. Manning Avenue Pistachios, LLC, et al., 1:24-cv-01233 Case No. 1:24-cv-01233

Lead Case No. 1:24-cv-01261-KES-SAB

Consolidated with Case Nos:
 1:24-cv-01226; 1:24-cv-01230; 1:24-cv-01231; 1:24-cv-01232; 1:24-cv-01233; 1:24-cv-01235; and 1:24-cv-01241

**NOTICE OF CANCELLATION OF
AUCTION**

Auction [Cancelled]:

Date: September 11, 2025

Time: 10:00 a.m.

Place: 2787 W Bullard Ave.
Fresno, CA 93711

Hearing:

Date: September 22, 2025

Time: 1:30 p.m.

Place: Robert E. Coyle U.S. Courthouse
2500 Tulare Street
Courtroom 6, 7th Floor
Fresno, CA 93721

- Affects Brighthouse Life Ins. Co. v. ACDF, LLC, et al., 1:24-cv-01235
 - Affects MetLife Real Estate Lending, LLC v. Panoche Pistachios, LLC, et al., 1:24-cv-01241

NOTICE IS GIVEN that:

7 Notice of a Sale Hearing¹ and auction was previously filed on August 18, 2025 with
8 respect to the Subject Property described in docket number 159. The auction was scheduled for
9 September 11, 2025 only if more than one bidder was qualified to bid for the Subject Property.
10 No other bidder besides the initial Buyer was qualified timely pursuant to such prior notice.
11 Accordingly, the auction is cancelled and will not be held.

The Sale Hearing will proceed as scheduled on September 22, 2025, at 1:30 p.m.

14 | DATED: September 10, 2025

SAUL EWING LLP

By:

ZEV SHECHTMAN
Attorneys for Phillip Christensen, as Receiver

²⁸ ¹ Defined terms are the same as in the notice (docket no. 159).

PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this case. My business address is: **Saul Ewing
1888 Century Park East, Suite 1500, Los Angeles, CA 90067.**

A true and correct copy of the document entitled: **Notice of Cancellation of Auction** will be served or was served on the judge in chambers in the manner stated below:

1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING

(NEF): The foregoing document will be served by the court via NEF and hyperlink to the document. On **September 10, 2025**, I checked the CM/ECF docket for this case and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

Service information continued on attached page

2. SERVED BY UNITED STATES MAIL:

On September 10, 2025, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by placing a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

Service information continued on attached page

SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FAXSIMILE

TRANSMISSION OR EMAIL (state method for each person or entity served): Pursuant to F.R.Civ.P. 5 on September 10, 2025, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

Service information continued on attached page

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

September 10, 2025 Hannah Richmond
Date *Printed Name*

/s/ Hannah Richmond
Signature

1 **1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING
(NEF):**

- 2 • **Robert Cullen Barton**
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- 3 • **David Berger**
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- 4 • **Michael Barrett Brown**
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- 18 • **Beth Ann R. Young**
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22 **2. SERVED BY UNITED STATES MAIL (continued):**

23 John A. Bezmalinovic, General Counsel
24 Katrina Ingrao
25 The Assemi Group
26 5260 N. Palm Ave., Suite 421
27 Fresno, CA 93704

Fay Pugh
Law Offices of Saul Reiss, P.C.
11835 W. Olympic Blvd., Suite 415E
Los Angeles, Ca 90064

27 Ashlan & Hayes Investments, LLC
c/o Agent for Service of Process
28 John A. Bezmalinovic, General Counsel

Grantor Fresno Clovis Investments, LLC
c/o Agent for Service of Process
John A. Bezmalinovic, General Counsel

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4 Dirk B. Paloutzian
5 Natalya M. Ferdinandi
6 Baker Manock & Jensen, PC
7 5260 North Palm Avenue, Suite 201
8 Fresno, California 93704

3. **SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE**
TRANSMISSION OR EMAIL (continued) :

4 **VIA EMAIL:**

- 5 • JBezmalinovic@assemigroup.com
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